



March 6, 2006

Ms. Diane Wahl
County of Ventura
Environmental Health Division
LUFT Program
800 South Victoria Avenue
Ventura CA 93009-1730

Subject: Ballard Property
1210 Los Angeles Avenue, Saticoy
File #C90127; SWRCB Global ID# T0611100700
MONITORING WELL ABANDONMENT REPORT

Dear Ms. Wahl:

PW Environmental (PW) prepared the following *Monitoring Well Abandonment Report* on behalf of the Mr. Don Rios, the responsible party (RP). This report was completed in accordance with the County of Ventura Environmental Health Division (EHD), Leaking Underground Fuel Tank Program letter dated August 9, 2005 (attached), requiring abandonment of site groundwater monitoring wells MW1 through MW10 and the site piezometers, P1 and P2. This work was conducted in response to the Los Angeles Regional Water Quality Control Board approval of the site for regulatory closure based on low groundwater contaminant concentrations.

PROCEDURES

Prior to abandoning the 10 monitoring wells and two piezometers associated with the site, an abandonment permit was obtained from the County of Ventura Public Works, Water Resources Department and an encroachment permit was obtained from the County of Ventura, Public Works, Transportation Department for the abandonment of wells in the County Right-of-Way. Notification of site well abandonment activities was given to the property owner/operator, public works department, and EHD.

Test America Drilling Corp, of Anaheim, abandoned wells MW4, MW5, MW8, MW9, and MW10 and piezometers P1 and P2 on October 18, 2005, using a CME-95 continuous flight, hollow-stem auger rig equipped with 8-inch diameter auger. Due to overhead restrictions and site development performed after the wells were installed, a limited access rig, using continuous flight, hollow-stem auger equipped with 8-inch diameter auger, was required to abandon site wells MW1 through MW3 and wells MW6 and MW7. These wells were abandoned on January 5, 2006, the delay was due to the availability of the limited-access rig. Approximately 230 feet

of 2-inch and 20 feet of 4-inch, schedule 40, casing material was removed from the ground, cleaned, and disposed of, after removing the well box and concrete surface seal from each well. The borings were over drilled to depths of approximately 12 to 27 feet below ground surface (bgs). In general, the borings were advanced 2 feet below the measured total depth of the monitoring well, or piezometer. Cuttings from the over drilling were placed in a sealed roll-off bin, and stored on site for disposal. The borings were back-filled with neat cement/bentonite grout slurry from the base of the borings to approximately 2-feet bgs. PW monitored the slurry until set and added bentonite chips, as needed. Neat cement was then used to backfill the borings to within approximately 1-foot bgs. The backfilled boreholes were completed to surface grade with concrete or native soil, as appropriate. The surface of wells abandoned in the County of Ventura right-of-way were temporarily completed with approximately 1-foot of asphalt cold patch; these surfaces are scheduled to be completed using 0.5-feet of Class B, hot-mix asphalt. Well abandonment was performed under the direct supervision of Robert C. Orlando, PG #4555, and Ryan L. Smith, PG #7846, County of Ventura registered inspectors.

A composite soil sample was collected and submitted to Columbia Analytical Services of Canoga Park under standard sampling and Chain-of-Custody protocols. The soil sample was analyzed for:

- TPH-G using EPA Method 8015M;
- Benzene, toluene, ethylbenzene, and total xylenes and fuel oxygenates including: MtBE, tertiary-amyl methyl ether, tertiary-butyl alcohol, ethyl tertiary-butyl ether, and di-isopropyl ether; and 1,2 dibromoethane; 1,2 dichloroethane using EPA Method 8260B; and,
- CAM 17 Metals.

The soil generated during abandonment activities was transported off site and disposed of at TPS Technologies Soil Recycling in Adelanto, a licensed soil recycling facility.

The following documents are included to support abandonment:

Site Location Map, Figure 1
Well Location Map, Figure 2
Boring Logs for MW1 through MW10, P1 and P2
EHD directive letter dated August 9, 2005
Well Abandonment and Encroachment Permits
Well Sealing Records
Laboratory Analytical Data
Waste Manifest

Based on the data generated and the witnessing of well seals, the 10 site-related groundwater monitoring wells and two piezometers at the Ballard Property site were correctly abandoned.

LIMITATIONS

This report, including all attached exhibits, describes results of all or a portion of PW Environmental's investigation into subsurface conditions at the subject site. The findings and recommendations are based on the application of a variety of scientific and technical disciplines to data developed regarding the subject property. The data was developed by observation, sampling, and gathering of information (both documentary and oral) about the property. Some of this data is subject to change over time. Some of this data is based on information not currently observable or measurable, but recorded by documents or orally reported by individuals. The findings and recommendations are based, in part, on application of sampling techniques. Said techniques inherently involve a risk of overstating or understating the presence or severity of contamination. The findings and recommendations are based also on sampling only for the specific contaminants shown in the laboratory reports. The samples taken were not subjected to testing for every contaminant known to the environmental industry, and every biological and/or chemical condition known to the environmental industry.

PW Environmental is not responsible for the accuracy of data not developed by PW Environmental or its agents or subcontractors. PW Environmental is not responsible for overstating or understating the presence or severity of contamination. PW Environmental is not responsible for failing to test for contaminants or biological/chemical conditions it had no reason to know were of concern at the subject site.

PW Environmental has performed this investigation in a professional manner using that degree of skill and care exercised for similar projects under similar conditions by reputable and competent environmental consultants. No warranty, either expressed or implied, was made. PW Environmental is not responsible for the ramifications caused by the concealment, withholding or failure to disclose of relevant information known to anyone contacted by PW Environmental in connection with its work at the subject site. This report and all field data, notes, laboratory test data on which it is based (hereinafter collectively designated "Information") were prepared by PW Environmental solely for the benefit of PW Environmental's client Mr. Don Rios. Mr. Don Rios has the legal right to release all or a portion of this Information, in its discretion, to third parties. Said third parties may not have access to all information upon which this report was based, nor access to prior reports, nor to other information developed and not placed in any report (hereinafter collectively designated "Additional Information"). The presence or absence of such Additional Information may materially affect the statement contained in this report. Any use or reliance upon this report of Information by a party other than Mr. Don Rios, therefore, shall be solely at the risk of such third party and without legal recourse against PW Environmental, its employees, officers, or directors, regardless of whether the action in which recovery of damages is sought based upon contract, tort, statute or otherwise.

Page 4
Ballard Property -- Well Abandonment Report
March 6, 2006



Should you require additional information or clarification on this report, please contact the undersigned at (805) 656-4677.

Respectfully submitted,

PW ENVIRONMENTAL

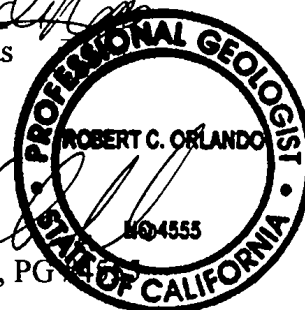
Jonathan L. Reber
Staff Scientist

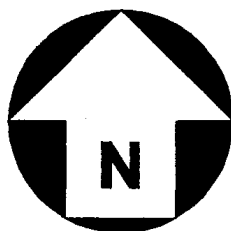
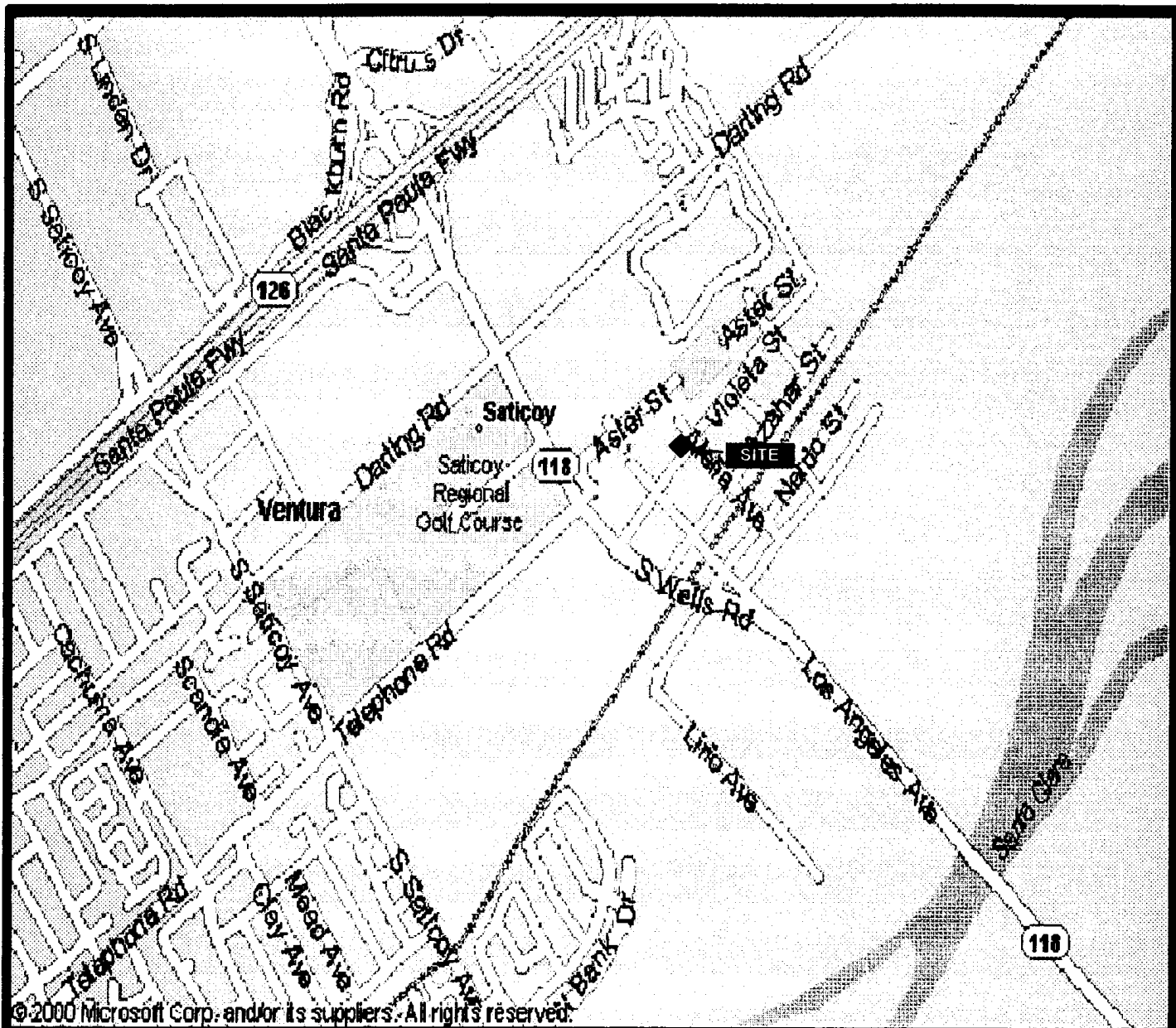
Enclosures

cc: Mr. Don Rios, responsible party

Matthew R. deHaas
Project Geologist

Robert C. Orlando, PG
Senior Geologist





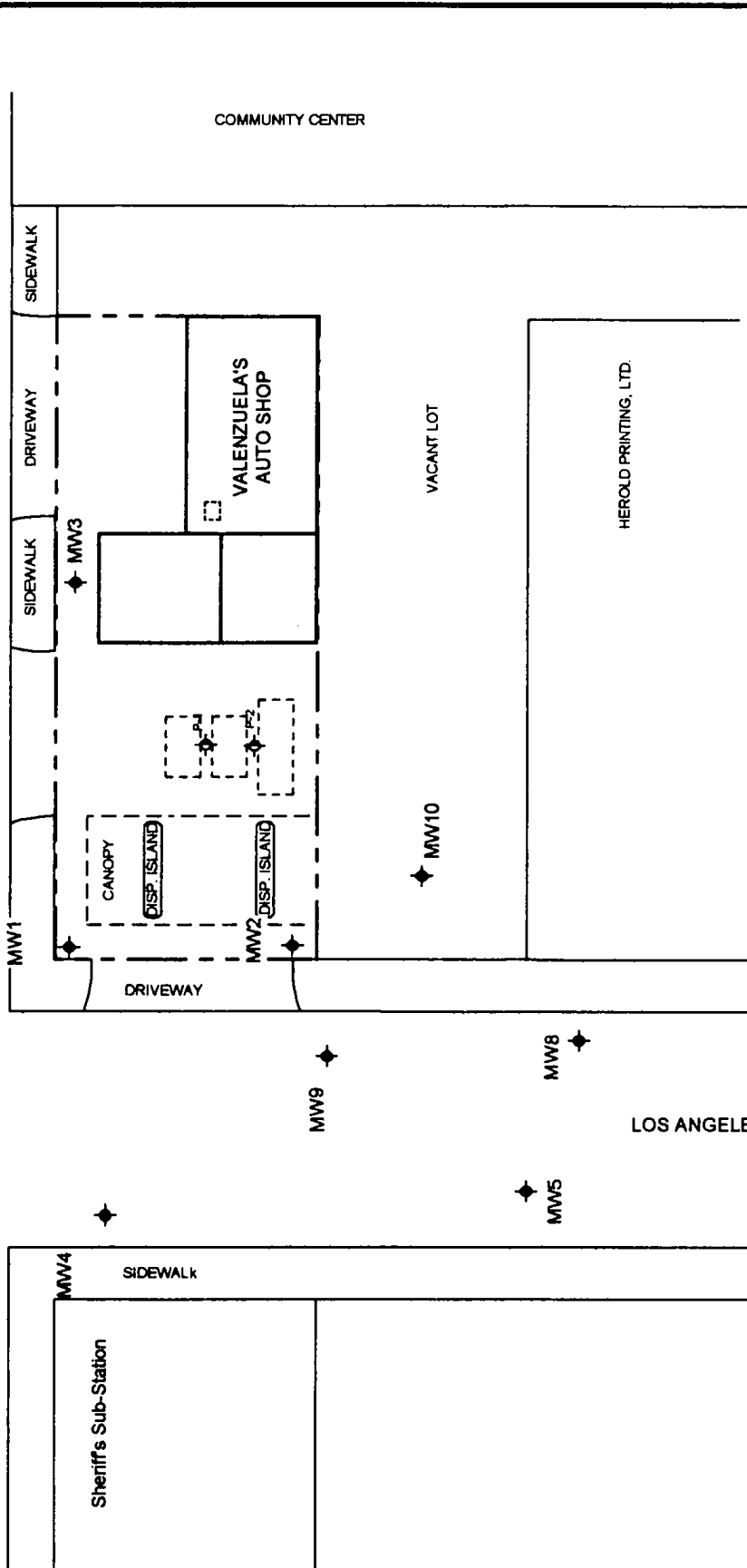
SITE LOCATION MAP
 BALLARD PROPERTY
 1210 LOS ANGELES AVENUE
 SATICOY, CALIFORNIA

P ENVIRONMENTAL

238 DOVE COURT • SANTA PAULA, CALIFORNIA • 93060

FIGURE 1

VIOLETA STREET



COMMUNITY CENTER

SIDEWALK

DRIVEWAY

SIDEWALK

MW3

VALENZUELA'S
AUTO SHOP

VACANT LOT

HEROLD PRINTING, LTD.

MW10

DRIVEWAY

MW9

MW8

MW5

LOS ANGELES AVENUE

ALLEY

MW6

ALLEY

MW7

SITE MAP

BALLARD PROPERTY
1210 LOS ANGELES AVENUE
SATICOY, CALIFORNIA

FIGURE 2



238 DOVE COURT • SANTA PAULA, CALIFORNIA • 92369

DRAWN BY: DENISE BERRINGTON

REVISED BY ABN: 5/20/04





SCALE: 1" = 40'





KEY

- MW6 MONITORING WELL LOCATION AND NUMBER
- PIEZOMETER LOCATION
- FORMER TANK LOCATION



PW ENVIRONMENTAL 230 Dove Court, Santa Paula CA 93060		BOREHOLE / WELL LOG		Number: MW1
		Project: Ballard Property		Sheet: 1 of 1
Date Started: 1/5/06 Date Finshed: 1/5/06		Street: 1210 Los Angeles Avenue City: Saticoy		
PW Representative: JLR		Screen Size (Interval): NA Grout: NA Seal: 2' - 27' Sand: NA		Borehole Dia: 8-inch Casing Dia: NA Casing Ele: 149.50
Drill Rig/Sample Method: Limited Access Rig				

SAMPLE LOG						BOREHOLE LOG			WELL LOG
Blow Count	QVA/PID (ppm)	Depth	Core Interval	Sample Interval	Sample Number	USCS Symbol	Graphic Log	GEOLOGIC DESCRIPTION secondary/primary soil type; minor soil type; color (Munsell); density; moisture; plasticity; grain size; other (% gravel, organics, oxidation, etc.); HC odor, HC staining	Well Description
		0						Ground Surface	
		1						Concrete	
		2						Bentonite	
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PW ENVIRONMENTAL 230 Dove Court, Santa Paula CA 93060		BOREHOLE / WELL LOG		Number: MW2
Date Started: 1/5/06 Date Finshed: 1/5/06		Project: Ballard Property		Sheet: 1 of 1
Date Started: 1/5/06 Date Finshed: 1/5/06		Street: 1210 Los Angeles Avenue City: Saticoy		
PW Representative: JLR		Screen Size (Interval): NA Grout: NA Seal: 2' - 27' Sand: NA		Borehole Dia: 8-inch Casing Dia: NA Casing Ele: 149.63
Drill Rig/Sample Method: Limited Access Rig				

SAMPLE LOG						BOREHOLE LOG			WELL LOG
Blow Count	OVAPID (ppm)	Depth	Core Interval	Sample Interval	Sample Number	USCS Symbol	Graphic Log	GEOLOGIC DESCRIPTION secondary/primary soil type; minor soil type; color (Munsell); density; moisture; plasticity; grain size; other (% gravel, organics, oxidation, etc.); HC odor, HC staining	Well Description
		0						Ground Surface	
		1						Concrete	
		2						Bentonite	
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PW ENVIRONMENTAL 230 Dove Court, Santa Paula CA 93060		BOREHOLE / WELL LOG		Number: MW3
Date Started: 1/5/06 Date Finished: 1/5/06		Project: Ballard Property		Sheet: 1 of 1
PW Representative: JLR		Street: 1210 Los Angeles Avenue City: Saticoy		
Drill Rig/Sample Method: Limited Access Rig		Screen Size (Interval): NA Grout: NA Seal: 2' - 27' Sand: NA		Borehole Dia: 8-inch Casing Dia: NA Casing Ele: 150.27

SAMPLE LOG						BOREHOLE LOG			WELL LOG
Blow Count	OVA/PID (ppm)	Depth	Core Interval	Sample Interval	Sample Number	USCS Symbol	Graphic Log	GEOLOGIC DESCRIPTION secondary/primary soil type; minor soil type; color (Munsell); density; moisture; plasticity; grain size; other (% gravel, organics, oxidation, etc.); HC odor, HC staining	Well Description
		0						Ground Surface	
		1						Concrete	
		2						Bentonite	
		3							
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PW ENVIRONMENTAL 230 Dove Court, Santa Paula CA 93060		BOREHOLE / WELL LOG		Number: MW4
Date Started: 10/18/05 Date Finished: 10/18/05		Project: Ballard Property		Sheet: 1 of 1
PW Representative: MRd/JLR		Street: 1210 Los Angeles Avenue City: Saticoy		
Drill Rig/Sample Method: CME-95		Screen Size (Interval): NA Grout: NA Seal: 2' - 26' Sand: NA		Borehole Dia: 8-inch Casing Dia: NA Casing Ele: 149.42

SAMPLE LOG						BOREHOLE LOG			WELL LOG
Blow Count	OVA/PID (ppm)	Depth	Core Interval	Sample Interval	Sample Number	USCS Symbol	Graphic Log	GEOLOGIC DESCRIPTION secondary/primary soil type; minor soil type; color (Munsell); density; moisture; plasticity; grain size; other (% gravel, organics, oxidation, etc.); HC odor, HC staining	Well Description
		0						Ground Surface	
		1						Asphalt	
		2						Concrete	
		3						Bentonite	
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PW ENVIRONMENTAL 230 Dove Court, Santa Paula CA 93060		BOREHOLE / WELL LOG		Number: MW5
		Project: Ballard Property		Sheet: 1 of 1
Date Started: 10/18/05 Date Finshed: 10/18/05		Street: 1210 Los Angeles Avenue City: Saticoy		
PW Representative: MRd/JLR		Screen Size (Interval): NA Grout: NA Seal: 2' - 26' Sand: NA		Borehole Dia: 8-inch Casing Dia: NA Casing Ele: 148.83
Drill Rig/Sample Method: CME-95				

SAMPLE LOG						BOREHOLE LOG			WELL LOG
Blow Count	OVA/PID (ppm)	Depth	Core Interval	Sample Interval	Sample Number	USCS Symbol	Graphic Log	GEOLOGIC DESCRIPTION secondary/primary soil type; minor soil type; color (Munsell); density; moisture; plasticity; grain size; other (% gravel, organics, oxidation, etc.); HC odor, HC staining	Well Description
		0						Ground Surface	
		1						Asphalt	
		2						Concrete	
		3						Bentonite	
		4							
		5							
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PW ENVIRONMENTAL 230 Dove Court, Santa Paula CA 93060		BOREHOLE / WELL LOG		Number: MW6
		Project: Ballard Property		Sheet: 1 of 1
Date Started: 1/5/06		Street: 1210 Los Angeles Avenue		
Date Finished: 1/5/06		City: Saticoy		
PW Representative: JLR		Screen Size (Interval): NA		Borehole Dia: 8-inch
Drill Rig/Sample Method: Limited Access Rig		Grout: NA		Casing Dia: NA
		Seal: 2' - 25'		Casing Ele: 148.43
		Sand: NA		

SAMPLE LOG						BOREHOLE LOG		WELL LOG
Blow Count	OVA/PID (ppm)	Depth	Core Interval	Sample Interval	Sample Number	USCS Symbol	Graphic Log	Well Description
		0						Ground Surface
		1						Black Dyed Concrete
		2						
		3						Bentonite
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PW ENVIRONMENTAL 230 Dove Court, Santa Paula CA 93060		BOREHOLE / WELL LOG		Number: MW7
		Project: Ballard Property		Sheet: 1 of 1
Date Started: 1/5/06 Date Finished: 1/5/06		Street: 1210 Los Angeles Avenue City: Saticoy		
PW Representative: JLR		Screen Size (Interval): NA Grout: NA Seal: 2' - 25' Sand: NA		Borehole Dia: 8-inch Casing Dia: NA Casing Ele: 148.80
Drill Rig/Sample Method: Limited Access Rig				

SAMPLE LOG						BOREHOLE LOG			WELL LOG
Blow Count	OVA/PID (ppm)	Depth	Core Interval	Sample Interval	Sample Number	USCS Symbol	Graphic Log	GEOLOGIC DESCRIPTION secondary/primary soil type; minor soil type; color (Munsell); density; moisture; plasticity; grain size; other (% gravel, organics, oxidation, etc.); HC odor, HC staining	Well Description
		0						Ground Surface	
		1						Black Dyed Concrete	
		2						Bentonite	
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PW ENVIRONMENTAL 230 Dove Court, Santa Paula CA 93060		BOREHOLE / WELL LOG		Number: MW8
Date Started: 10/18/05 Date Finished: 10/18/05		Project: Ballard Property		Sheet: 1 of 1
PW Representative: MRd/JLR		Street: 1210 Los Angeles Avenue City: Saticoy		
Drill Rig/Sample Method: CME-95		Screen Size (Interval): NA Grout: NA Seal: 2' - 22' Sand: NA		Borehole Dia: 8-inch Casing Dia: NA Casing Ele: 145.80

SAMPLE LOG						BOREHOLE LOG			WELL LOG
Blow Count	OVA/PID (ppm)	Depth	Core Interval	Sample Interval	Sample Number	USCS Symbol	Graphic Log	GEOLOGIC DESCRIPTION secondary/primary soil type; minor soil type; color (Munsell); density; moisture; plasticity; grain size; other (% gravel, organics, oxidation, etc.); HC odor, HC staining	Well Description
		0						Ground Surface	
		1						Asphalt	
		2						Concrete	
		3						Bentonite	
		4							
		5							
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PW ENVIRONMENTAL 230 Dove Court, Santa Paula CA 93060		BOREHOLE / WELL LOG		Number: MW9
Date Started: 10/18/05 Date Finished: 10/18/05		Project: Ballard Property		Sheet: 1 of 1
PW Representative: MRd/JLR		Street: 1210 Los Angeles Avenue City: Saticoy		
Drill Rig/Sample Method: CME-95		Screen Size (Interval): NA Grout: NA Seal: 2' - 22' Sand: NA		Borehole Dia: 8-inch Casing Dia: NA Casing Ele: 149.07

SAMPLE LOG						BOREHOLE LOG			WELL LOG
Blow Count	OVA/PID (ppm)	Depth	Core Interval	Sample Interval	Sample Number	USCS Symbol	Graphic Log	GEOLOGIC DESCRIPTION secondary/primary soil type; minor soil type; color (Munsell); density; moisture; plasticity; grain size; other (% gravel, organics, oxidation, etc.); HC odor, HC staining	Well Description
		0						Ground Surface	
		1						Asphalt	
		2						Concrete	
		3						Bentonite	
		4							
		5							
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PW ENVIRONMENTAL 230 Dove Court, Santa Paula CA 93060		BOREHOLE / WELL LOG		Number: MW10
Date Started: 10/18/05 Date Finished: 10/18/05		Project: Ballard Property		Sheet: 1 of 1
PW Representative: MRd/JLR		Street: 1210 Los Angeles Avenue City: Saticoy		
Drill Rig/Sample Method: CME-95		Screen Size (Interval): NA Grout: NA Seal: 2' - 22' Sand: NA		Borehole Dia: 8-inch Casing Dia: NA Casing Ele: 149.39

SAMPLE LOG						BOREHOLE LOG			WELL LOG
Blow Count	OVA/PID (ppm)	Depth	Core Interval	Sample Interval	Sample Number	USCS Symbol	Graphic Log	GEOLOGIC DESCRIPTION secondary/primary soil type; minor soil type; color (Munsell); density; moisture; plasticity; grain size; other (% gravel, organics, oxidation, etc.); HC odor, HC staining	Well Description
		0						Ground Surface	
		1						Native Soil and Gravel	
		2						Concrete	
		3						Bentonite	
		4							
		5							
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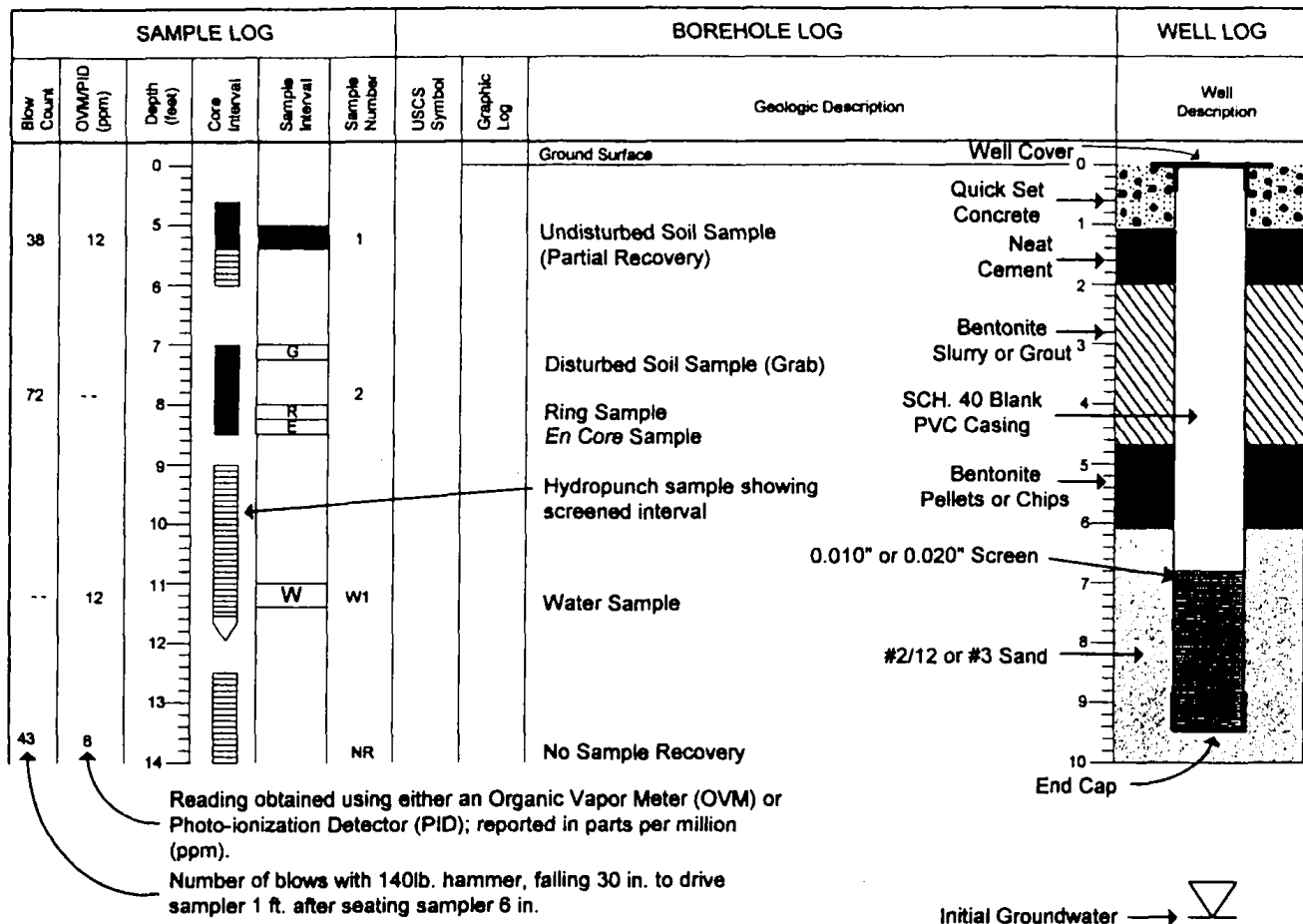
PW ENVIRONMENTAL 230 Dove Court, Santa Paula CA 93060		BOREHOLE / WELL LOG		Number: P1
Date Started: 10/18/05 Date Finished: 10/18/05		Project: Ballard Property		Sheet: 1 of 1
PW Representative: MRd/JLR		Street: 1210 Los Angeles Avenue City: Saticoy		
Drill Rig/Sample Method: CME-95		Screen Size (Interval): NA Grout: NA Seal: 2' - 12' Sand: NA		Borehole Dia: 8-inch Casing Dia: NA Casing Ele: NC

SAMPLE LOG						BOREHOLE LOG			WELL LOG
Blow Count	OVA/PID (ppm)	Depth	Core Interval	Sample Interval	Sample Number	USCS Symbol	Graphic Log	GEOLOGIC DESCRIPTION secondary/primary soil type; minor soil type; color (Munsell); density; moisture; plasticity; grain size; other (% gravel, organics, oxidation, etc.); HC odor, HC staining	Well Description
		0						Ground Surface	
		1						Black Dyed Concrete	
		2						Bentonite	
		3							
		4							
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PW ENVIRONMENTAL 230 Dove Court, Santa Paula CA 93060		BOREHOLE / WELL LOG		Number: P2
Date Started: 10/18/05 Date Finished: 10/18/05		Project: Ballard Property		Sheet: 1 of 1
PW Representative: MRd/JLR		Street: 1210 Los Angeles Avenue City: Saticoy		
Drill Rig/Sample Method: CME-95		Screen Size (Interval): NA Grout: NA Seal: 2' - 12' Sand: NA		Borehole Dia: 8-inch Casing Dia: NA Casing Ele: NC

SAMPLE LOG						BOREHOLE LOG			WELL LOG
Blow Count	OVA/PID (ppm)	Depth	Core Interval	Sample Interval	Sample Number	USCS Symbol	Graphic Log	GEOLOGIC DESCRIPTION secondary/primary soil type; minor soil type; color (Munsell); density; moisture; plasticity; grain size; other (% gravel, organics, oxidation, etc.); HC odor, HC staining	Well Description
		0						Ground Surface	
		1						Black Dyed Concrete	
		2						Bentonite	
		3							
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LEGEND FOR SYMBOLS COMMONLY USED ON BORING LOGS



NOTES:

1. Data on these logs are approximate because of uncertainties associated with subsurface exploration, incomplete recovery of samples and possible disturbance to the soil during sampling.
2. These logs describe conditions on the date indicated and may not represent conditions at other locations and on other dates.
3. Borings were logged to primarily provide data for design purposes and not necessarily for purposes of specific constructors.
4. Soil classifications shown on the logs are field classifications based on the Unified Soil Classification System (USCS).
5. The stratification lines indicate the approximate boundary between soil types; the transition may be gradual.

————— Solid lines indicate soil boundary was observed directly.

- - - - - Dash lines indicate the soil boundary was not observed directly and was inferred between sample locations.

- - - - - Infers that no blow counts or vapor readings were collected.

RESOURCE MANAGEMENT AGENCY
county of ventura

Environmental Health Division
Robert Gallagher
Director

August 9, 2005

File #C90127

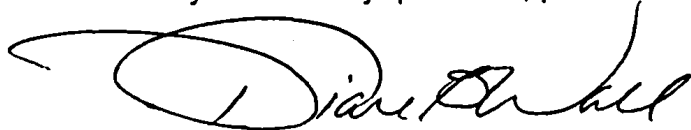
Mr. Don Rios
158 Pasqual Avenue
Ventura, CA 93004

**NOTICE TO PROPERLY DESTROY GROUNDWATER MONITORING WELLS,
BALLARD PROPERTY, 1210 LOS ANGELES AVENUE, SATICOY, CALIFORNIA**

The Ventura County Environmental Health Division (EHD) staff received case closure concurrence from the Los Angeles Regional Water Quality Control Board. However, as a final condition of case closure, EHD requires the following.

1. All existing monitoring wells, piezometers, and /or remediation wells must be properly destroyed in accordance with the standards set forth in California Department of Water Resources Bulletins 74-81 and 74-91. It is your responsibility to obtain all required permits from the applicable city and/or county agencies. The work must be performed with the oversight of a California Professional Geologist or Professional Engineer.
2. A report documenting completion of the well destruction activities must be submitted to EHD. Upon receipt of the well destruction report, EHD will issue a certificate of remedial action completion to document regulatory closure of this case. Submit the required report by November 11, 2005.
3. Routine groundwater monitoring and sampling are no longer required.

If you have any questions, please call me at 805/654-5040.



DIANE B. WAHL
LUFT PROGRAM
ENVIRONMENTAL HEALTH DIVISION

c: Mr. Robert C. Orlando, R.G., PW Environmental
Mr. Abe Lander

**County of Ventura
WELL PERMIT**

800 South Victoria Avenue, Ventura, CA 93009

	Property Owner	Driller	Registered Inspector
Name	Don Rios	Test America Drilling Corp	Ryan L Smith
Address	158 Pasqual Ave Ventura, CA 93004	1016 E. Katella Ave Anaheim, CA 92805	230 Dove Court Santa Paula, CA 93060
Telephone	(805) 647-7629	(714) 939-6850	(805) 525-5563

Type of Work	Monitoring Well – Destruction (12)	Sealing Zone	2	Main Use	Monitoring
SWN (Partial)	02N22W02J	ID	NA	APN	090-0-122-140
Fee	\$640.00	Receipt No.	6212	Prep by:	Jeff Dorrington

Conditions

1. Permit issue and expiration dates are as follows:

Issue Date: 10/14/05

Expiration Date: 04/14/06

The Contractor shall keep a copy of this approved permit at the work site.

2. Property Owner, Driller ("Contractor") and Registered Inspector shall comply with all provisions of Ventura County Well Ordinance No. 4184, and all applicable State of California and local regulations pertaining to well construction, repair, modification and destruction.

3. Work shall be performed by a licensed water well contractor (C-57), who must also be registered with the Water Resources Division ("Division").

4. All work shall be inspected by a licensed Civil Engineer, Registered Geologist or Certified Engineering Geologist, who must also be registered with the Water Resources Division ("Division").

5. Contractor shall retain all drilling fluids and groundwater discharges within the drilling site, unless an NPDES permit has been obtained from the California Regional Water Quality Control Board, Los Angeles Region. The NPDES permit shall be obtained prior to drilling operations.

6. Borehole Destruction:

- a. Measure the total depth of the monitoring well(s) and redrill to the total depth. Existing casing, seal and gravel envelope shall be removed.

- b. Immediately after redrilling, bentonite clay chips, neat cement or cement grout shall be placed from the bottom of the borehole to a depth of 5 feet below ground surface.

Bentonite chips shall be hydrated as placed and shall be placed by means of a grout pipe positioned within 2 feet of the base of the borehole. If the sealing zone depth is 25 feet or less, bentonite chips may be placed by free-fall method.

All cement sealing material shall be placed by means of a grout pipe positioned within 2 feet of the base of the sealing zone. If there is no standing water in the borehole and the depth is 25 feet or less, a grout pipe will not be necessary.

- c. Clean native soil or other suitable material shall be placed from a depth of 5 feet to ground surface.

7. Post Requirement:

Registered Inspector's Well Sealing Report: Within 30 days after work is completed, Registered Inspector shall submit a Registered Inspector's Well Sealing Report for the monitoring well(s). Mail to County of Ventura – Watershed



County of Ventura
WELL PERMIT

800 South Victoria Avenue; Ventura, CA 93009

Protection District, Water Resources Division; Attn: Barbara Council (Re: MW Sealing Report); 800 South Victoria Avenue; Ventura, Ca. 93009-1600. **Failure to submit documents within 30 days will preclude Property Owner and Registered Inspector from obtaining future permits until report is received and may result in the issuance of a Notice of Non-Compliance.**

8. The information contained in the Application for Well Permit becomes a part of this permit.

Manager, Water Resources Division *David Pano* Date *10-14-05*

E07418

**County of Ventura
ENCROACHMENT PERMIT
PUBLIC WORKS AGENCY
TRANSPORTATION DEPARTMENT**
800 South Victoria Avenue, Ventura, CA 93009
(805) 654-2055 / Fax: (805) 654-5169

Permit No. _____ E05-1139

Date 10/12/2005

Plan No(s). _____

APPLICATION: THIS SECTION TO BE COMPLETED BY APPLICANT

The undersigned hereby applies for permission to encroach on the following described County Right of Way or other property:
Los Angeles Ave south of Violeta St - Saticoy

Description of encroachment or work to be done:
Abandonment of monitoring wells

Contractor: PW Environmental

Address: 230 Dove Ct Santa Paula 93060 Phone: 805.525.5563
NUMBER AND STREET CITY AND ZIP CODE

I understand that any permit that may be granted as a result of this request may be revoked by County at any time. In consideration for issuance of this permit, I agree, and by use hereof, my agents, employees, contractors and invitees agree to be bound by all of the provisions of California Vehicle Code Sections 35780, 35782, Division 12 of the Ventura County Ordinance Code, the Standard Conditions included with this permit and any special conditions hereon, or attached hereto. I agree to hold the County harmless from any claims, defense and legal costs, judgments for damages, or other relief against the County as a result of acts, or omissions, by me or my representatives, in the performance of any activities permitted hereunder, whether the condition giving rise to the claim or judgment was created in whole, or in part, by me or my representatives. I further agree to continually maintain all encroachments authorized by this permit in a condition acceptable to the County.

Permitee: PW EnvironmentalAddress: 230 Dove Ct

By: _____

On file
SIGNATURESanta Paula

NUMBER AND STREET

93060

CITY AND ZIP CODE

Phone: 805.525.5563☒ Permittee shall notify Transportation Dept.

48 HOURS PRIOR TO COMMENCING ANY WORK

Phone: (805) 654-2055**PERMIT: THIS SECTION TO BE COMPLETED BY THE PUBLIC WORKS AGENCY****THE FOLLOWING SPECIAL CONDITIONS ARE ATTACHED:**

- | | |
|---|---|
| <input type="checkbox"/> Citrus Bins | <input type="checkbox"/> Swimming Pool |
| <input type="checkbox"/> Excavations | <input type="checkbox"/> Tree List |
| <input type="checkbox"/> Blanket Permit | <input checked="" type="checkbox"/> Traffic Control |
| <input type="checkbox"/> Motion Picture | <input type="checkbox"/> Pedestal Placement Policy |

County Standard Drawing(s) Attached: _____

Special Conditions:**[SEE ATTACHED NOTES]**1) Borings to be backfilled with bentonite to 24" min. below ground surface. 2) 18" min. slurry backfill with 6" AC "B" hot mix.

Permission is hereby granted to perform the activities described above subject to the statutes, ordinances and conditions described above. Special Conditions hereon and attached hereto are made a part hereof by reference. The permission is granted for the period of: 10/12/2005 to 04/12/2006. Extended to: _____

By: _____

Kym Brum

Date: _____

10-12-05Issuance Fee: \$75.00Permit Fee: \$125.00Inspection Fee: \$0.00Extension Fee: \$0.00Mileage Fee: \$0.00☐ Cash TOTAL: \$200.00☐ Billed ☒ Check No: 50351Trust Fund Deposit: \$0.00

Depositor: _____

Released: _____

Bond: _____

Released: _____

Certificate of Insur: _____

**CONSTRUCTION INSPECTION
FEES PAID
PERMIT VALID**Public Works Agency
County of Ventura**PERMITTEE COPY**

WATER WELL SEALING RECORD

PERMIT # 6182START DATE: 10/18/05

EXPIRATION DATE

☐ NEW WELL ☒ DESTRUCTION ☐ OTHER _____TYPE OF MATERIAL USED: Bentonite grout and Protland Cement

WELL #	DELIVERED TO SITE Cu. Yd.	LEFT OVER Cu. Yd.	USED FOR SEALING Cu. Yd.	BOREHOLE Diameter (new wells)	WELL CASING Diameter	DEPTH OF SEAL	
						FROM	TO
<input type="checkbox"/> <u>MW4</u> <input checked="" type="checkbox"/> MIX ON SITE				8"	2"	2'	26'
<input type="checkbox"/> <u>MW5</u> <input checked="" type="checkbox"/> MIX ON SITE				8"	2"	2'	26'
<input type="checkbox"/> <u>MW8</u> <input checked="" type="checkbox"/> MIX ON SITE				8"	2"	2'	22'
<input type="checkbox"/> <u>MW9</u> <input checked="" type="checkbox"/> MIX ON SITE				8"	2"	2'	22'
<input type="checkbox"/> <u>MW10</u> <input checked="" type="checkbox"/> MIX ON SITE				8"	2"	2'	22'
<input type="checkbox"/> <u>P1</u> <input checked="" type="checkbox"/> MIX ON SITE				8"	4"	2'	12'
<input type="checkbox"/> <u>P1</u> <input checked="" type="checkbox"/> MIX ON SITE				8"	4"	2'	12'

METHOD OF SEAL PLACEMENT: ☐ GROUT PIPE ☒ DROP ☐ OTHER _____
 NUMBER OF GROUT PIPE SELECTIONS: NA LENGTH OF EACH SECTION NA
 FT

(DESTRUCTION ONLY)

CONFIRMATION THAT THE CASING WAS RIPPED OR PERFORATED AS REQUIRED BY THE PERMIT
Casing cleaned and cut into approximately 4-foot lengths.

REMARKS:

Abandonment directed by Ventura County Environmental Health Division – Leaking
 Underground Fuel Tank Program, letter of August 9, 2005.

Abandonment permit was obtained from the County of Ventura, Water Resources Dept.
 Encroachment permit obtained from the County of Ventura, Public Works Agency.

DESCRIBE ANY VARIANCE IN THE SEALING METHOD OR MATERIAL FROM PERMIT CONDITIONS, OR ANY
 OTHER FACTOR WHICH, IN YOUR ESTIMATION, MIGHT HAVE CAUSED THE SEALING OPERATION TO BE LESS
 THAN SATISFACTORY: _____

IN MY OPINION, THE WELL SEALING WAS:

☒ SATISFACTORY
☐ UNSATISFACTORY FOR REASONS DESCRIBED ABOVE

INSPECTION SERVICES

START 10/18/05
 COMPLETED 10/18/05

OPTION:

☐ ATTACHED PHOTO OF SITE AND IMMEDIATE VICINITY
☐ ATTACHED CEMENT TRUCK REPORT
☒ OTHER attached boring/well logs

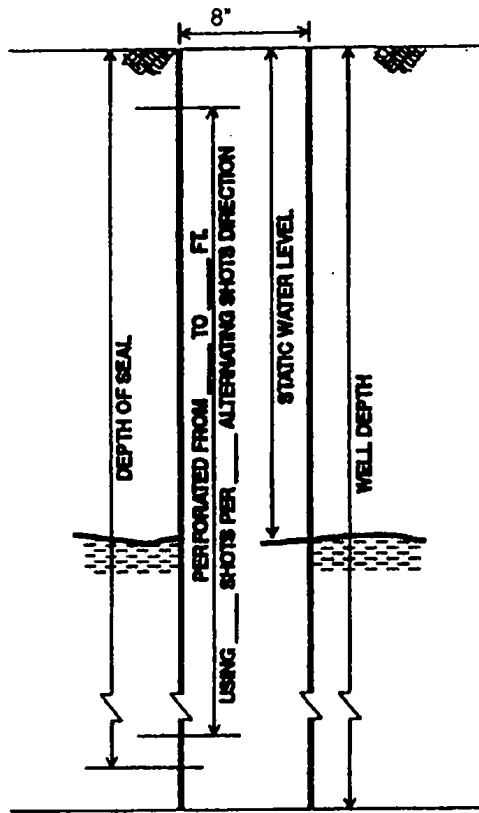
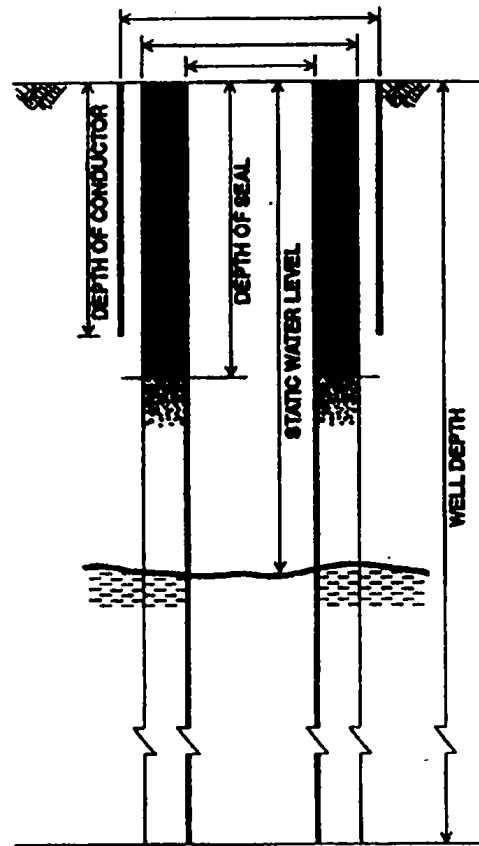
DATE SEALED: 10/18/05

Ryan L. Smith
 Ryan L. Smith, R.G. #7846
 INSPECTOR



6/06
 DATE

INSPECTION NOTES

PERMIT # 6182☒ DESTRUCTION☐ NEW WELL

QUANTITIES OF

WATER

CEMENT

BENTONITE

SAND

CONCRETE

CLAY

☒ NEAT CEMENT (CEMENT SLURRY): CEMENT + WATER

180 gal.

390 lbs.

760 lbs.

☐ CEMENT GROUT: CEMENT+ WATER + SAND

☒ CONCRETE: CEMENT + WATER + SAND+ GRAVEL

62 gal.

390 lbs.

☐ CLAY PELLETS: SOMETIMES USED AS A SEAL BETWEEN GRAVEL SURROUNDING PERFORATIONS & CONCRETE SEAL IN SHALLOW (MONITORING) WELLS

WATER WELL SEALING RECORD

PERMIT # 6182START DATE: 1/05/06

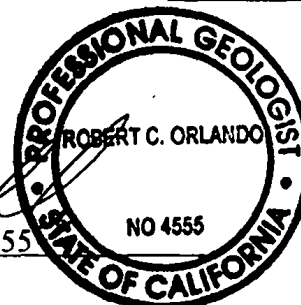
EXPIRATION DATE

☐ NEW WELL ☒ DESTRUCTION ☐ OTHER _____TYPE OF MATERIAL USED: Bentonite grout and Protland Cement

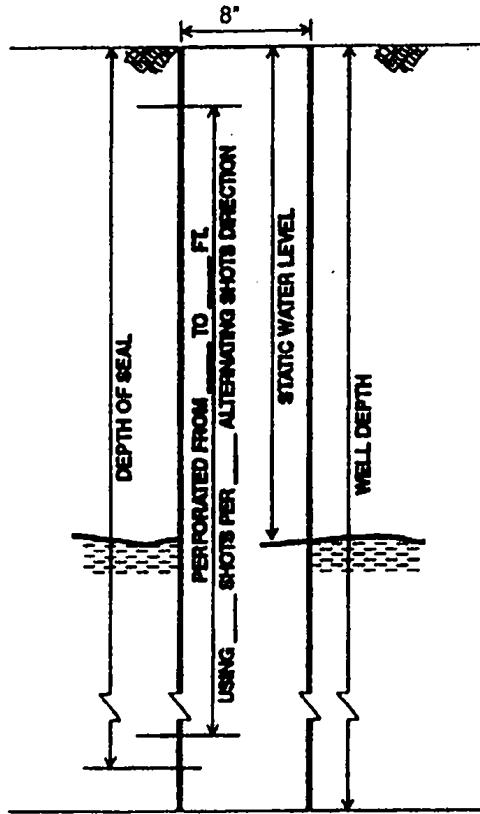
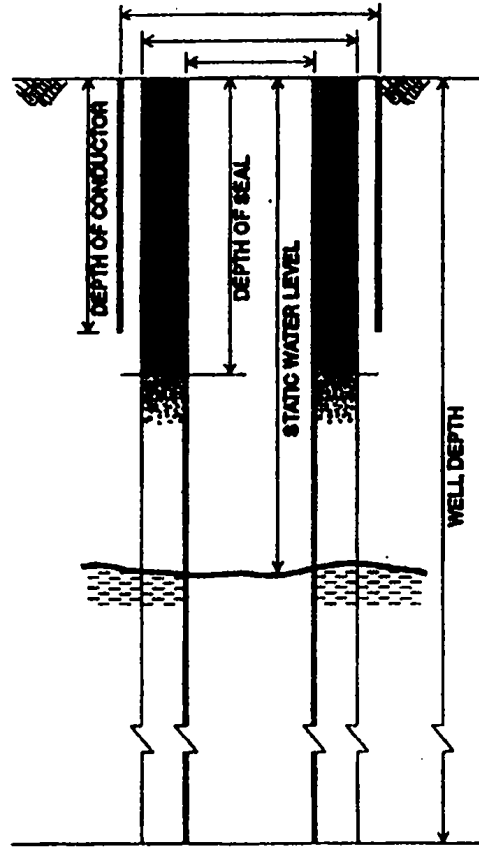
WELL #	DELIVERED TO SITE Cu. Yd.	LEFT OVER Cu. Yd.	USED FOR SEALING Cu. Yd.	BOREHOLE Diameter (new wells)	WELL CASING Diameter	DEPTH OF SEAL	
						FROM	TO
<input type="checkbox"/> MW1 <input checked="" type="checkbox"/> MIX ON SITE				8"	2"	2'	27'
<input type="checkbox"/> MW2 <input checked="" type="checkbox"/> MIX ON SITE				8"	2"	2'	27'
<input type="checkbox"/> MW3 <input checked="" type="checkbox"/> MIX ON SITE				8"	2"	2'	27'
<input type="checkbox"/> MW6 <input checked="" type="checkbox"/> MIX ON SITE				8"	2"	2'	25'
<input type="checkbox"/> MW7 <input checked="" type="checkbox"/> MIX ON SITE				8"	2"	2'	25'

METHOD OF SEAL PLACEMENT: ☐ GROUT PIPE ☒ DROP ☐ OTHER _____NUMBER OF GROUT PIPE SELECTIONS: NA LENGTH OF EACH SECTION NA
FT

(DESTRUCTION ONLY)

CONFIRMATION THAT THE CASING WAS RIPPED OR PERFORATED AS REQUIRED BY THE PERMIT
Casing cleaned and cut into approximately 4-foot lengths.REMARKS:Abandonment directed by Ventura County Environmental Health Division – Leaking
Underground Fuel Tank Program, letter of August 9, 2005.Abandonment permit was obtained from the County of Ventura, Water Resources Dept.
Encroachment permit obtained from the County of Ventura, Public Works Agency.DESCRIBE ANY VARIANCE IN THE SEALING METHOD OR MATERIAL FROM PERMIT CONDITIONS, OR ANY
OTHER FACTOR WHICH, IN YOUR ESTIMATION, MIGHT HAVE CAUSED THE SEALING OPERATION TO BE LESS
THAN SATISFACTORY:IN MY OPINION, THE WELL SEALING WAS:☒ SATISFACTORY☐ UNSATISFACTORY FOR REASONS DESCRIBED ABOVEINSPECTION SERVICESSTART 1/05/06COMPLETED 1/05/06OPTION:☐ ATTACHED PHOTO OF SITE AND IMMEDIATE VICINITY☐ ATTACHED CEMENT TRUCK REPORT☒ OTHER attached boring/well logsDATE SEALED: 1/05/06Robert C. Orlando, P.G. #4555
INSPECTOR2/16/06
DATE

INSPECTION NOTES

PERMIT # 6182☒ DESTRUCTION☐ NEW WELL

QUANTITIES OF

WATER

CEMENT

BENTONITE

SAND

CONCRETE

CLAY

☒ NEAT CEMENT (CEMENT SLURRY): CEMENT + WATER

170 gal.

360 lbs.

720 lbs.

—

—

—

☐ CEMENT GROUT: CEMENT + WATER + SAND

—

—

—

—

—

—

☒ CONCRETE: CEMENT + WATER + SAND + GRAVEL

60 gal.

—

—

—

360 lbs.

—

☐ CLAY PELLETS: SOMETIMES USED AS A SEAL BETWEEN GRAVEL SURROUNDING PERFORATIONS & CONCRETE SEAL IN SHALLOW (MONITORING) WELLS

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November 9, 2005

Robert Orlando
PW Environmental
230 Dove Court
Santa Paula, CA 93060

RE: Ballard - Composite/Well Abandonment

Dear Robert:

Enclosed are the results of the samples submitted to our laboratory on October 25, 2005. For your reference, these analyses have been assigned our service request number L0501917.

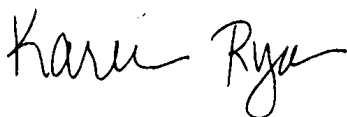
All analyses were performed in accordance with our laboratory's quality assurance program. Results are intended to be considered in their entirety and apply only to the samples analyzed. Columbia Analytical Services is not responsible for use of less than the complete report. Your report contains 22 pages.

Columbia Analytical Services is certified for environmental analyses by the California Department of Health Services (certificate number: 1296A); NELAP (certificate number: 02115CA); Los Angeles County Laboratory ID (No. 10151); and Arizona Department of Health Services (License number: AZ0136 and AZ0544).

If you have any questions, please call me at (818) 587-5550, extension 310.

Respectfully submitted,

Columbia Analytical Services, Inc.



Karen Ryan
Project Chemist

KR

Columbia Analytical Services, Inc.

Acronyms

8015M	California DHS LUFT Method
ASTM	American Society for Testing and Materials
BOD	Biochemical Oxygen Demand
BTEX	Benzene/Toluene/Ethylbenzene/Xylenes
CAM	California Assessment Metals
CAS Number	Chemical Abstract Service Registry Number
CFC	Chlorofluorocarbon
COD	Chemical Oxygen Demand
CRDL	Contract Required Detection Limit
D	Detected; result must be greater than zero.
DL	Detected; result must be greater than the detection limit.
DLCS	Duplicate Laboratory Control Sample
DMS	Duplicate Matrix Spike
DOH or DHS	Department of Health Services
ELAP	Environmental Laboratory Accreditation Program
EPA	U.S. Environmental Protection Agency
GC	Gas Chromatography
GC/MS	Gas Chromatography/Mass Spectrometry
IC	Ion Chromatography
ICB	Initial Calibration Blank sample
ICP	Inductively Coupled Plasma atomic emission spectrometry
ICV	Initial Calibration Verification sample
LCS	Laboratory Control Sample
LUFT	Leaking Underground Fuel Tank
M	Modified
MBAS	Methylene Blue Active Substances
MDL	Method Detection Limit
MRL	Method Reporting Limit
MS	Matrix Spike
MTBE	Methyl-tert-Butyl Ether
NA	Not Applicable
NC	Not Calculated
ND	None Detected at or above the Method Reporting/Detection Limit (MRL/MDL)
NTU	Nephelometric Turbidity Units
ppb	Parts Per Billion
ppm	Parts Per Million
PQL	Practical Quantitation Limit
QA/QC	Quality Assurance/Quality Control
RCRA	Resource Conservation and Recovery Act
RPD	Relative Percent Difference
SIM	Selected Ion Monitoring
SM	<i>Standard Methods for the Examination of Water and Wastewater</i> 18th Ed., 1992.
STLC	Solubility Threshold Limit Concentration
SW	<i>Test Methods for Evaluating Solid Waste, Physical/Chemical Methods</i> SW-846, Third Edition, 1986 and as amended by Updates I, II, IIA, and IIB.
TCLP	Toxicity Characteristics Leaching Procedure
TDS	Total Dissolved Solids
TPH	Total Petroleum Hydrocarbons
TRPH	Total Recoverable Petroleum Hydrocarbons
TSS	Total Suspended Solids
TTLC	Total Threshold Limit Concentration
VOA	Volatile Organic Analyte(s)

Qualifiers

U	Undetected at or above MDL/MRL (PQL).
J	Estimated concentration. Analyte detected above MDL but below MRL (PQL).
B	Hit above MRL (PQL) also found in Method Blank.
E	Analyte concentration above high point of ICAL.
D	Result from dilution.
X	See case narrative.

COLUMBIA ANALYTICAL SERVICES, INC.

Client: PW Environmental
Project: Ballard – Composite/Well Abandonment
Sample Matrix: Soil

Service Request No.: L0501917
Date Received: 10/25/05

CASE NARRATIVE

All analyses were performed consistent with the quality assurance program of Columbia Analytical Services, Inc. (CAS). This report contains analytical results for samples designated for Tier II data deliverables. When appropriate to the method, method blank results have been reported with each analytical test. Surrogate recoveries have been reported for all applicable organic analyses. Additional quality control analyses reported herein include: Matrix/Duplicate Matrix Spike (MS/DMS), and Laboratory/Duplicate Laboratory Control Sample (LCS/DLCS).

Sample Receipt

The samples were received for analysis at Columbia Analytical Services on 10/25/05. No discrepancies were noted upon initial sample inspection. The samples were received in good condition and consistent with the accompanying chain of custody form. The samples were stored at 4°C upon receipt at the laboratory.

Volatile Organic Compounds by EPA Method 8260B

Due to the sample matrix a Laboratory Control Sample (LCS) and a Duplicate Laboratory Control Sample (DLCS) were used for QC purposes. No anomalies were encountered during this analysis.

Gasoline Range Organics by EPA Method 8015B

The control criteria were exceeded for the following surrogate in sample SB-1 (L0501917-001) due to matrix interferences: 4-Bromofluorobenzene. Due to the presence of non-target background components that prevented adequate resolution of the surrogate, accurate quantitation was not possible. No further corrective action was appropriate.

Due to the sample matrix a Laboratory Control Sample (LCS) and a Duplicate Laboratory Control Sample (DLCS) were used for QC purposes.

Approved by

Karen Rya

3

Date

11/9/05

COLUMBIA ANALYTICAL SERVICES, INC.

Client: PW Environmental
Project: Ballard – Composite/Well Abandonment
Sample Matrix: Soil

Service Request No.: L0501917
Date Received: 10/25/05

CASE NARRATIVE

Total Metals

Zinc was detected at trace levels in the Method Blank. Any results for this compound in the associated samples are greater than 20 times the result in this method blank. No further corrective action was appropriate.

Batch QC was run along with these samples. These results are provided for information purposes only. The Method Blank and Laboratory Control Sample were within control criteria.

Approved by

Kanu Rye

4

Date

11/9/05

Client: PW Environmental
Project: Ballard - Composite/Well Abandonment

Service Request: L0501917

Cover Page - Organic Analysis Data Package
Volatile Organic Compounds

Sample Name	Lab Code	Date Collected	Date Received
SB-1	L0501917-001	10/19/2005	10/26/2005

I certify that this data package is in compliance with the terms and conditions of the contract, both technically and for completeness, for other than the conditions detailed in the case narrative. Release of the data contained in this hardcopy data package and in the computer-readable data submitted on floppy diskette has been authorized by the Laboratory Manager or the Manager's designee, as verified by the following signature.

Signature: Wida Ang

Name: WIDA ANG

Date: 10/28/05

Title: Organic Manager

COLUMBIA ANALYTICAL SERVICES, INC.

Analytical Results

Client: PW Environmental
 Project: Ballard - Composite/Well Abandonment
 Sample Matrix: Soil

Service Request: L0501917
 Date Collected: 10/19/2005
 Date Received: 10/26/2005

Volatile Organic Compounds

Sample Name: SB-1
 Lab Code: L0501917-001
 Extraction Method: EPA 5035
 Analysis Method: 8260B

Units: ug/Kg
 Basis: Wet
 Level: Low

Analyte Name	Result	Q	PQL	MDL	Dilution Factor	Date Extracted	Date Analyzed	Extraction Lot	Note
Benzene	ND	U	4.8	1.4	1	10/26/05	10/26/05	LWG0503936	
Toluene	ND	U	4.8	1.5	1	10/26/05	10/26/05	LWG0503936	
Ethylbenzene	ND	U	4.8	1.7	1	10/26/05	10/26/05	LWG0503936	
Total Xylenes	ND	U	14	4.8	1	10/26/05	10/26/05	LWG0503936	
Methyl tert-Butyl Ether	ND	U	9.5	3.1	1	10/26/05	10/26/05	LWG0503936	
tert-Butyl Alcohol	ND	U	48	30	1	10/26/05	10/26/05	LWG0503936	
Diisopropyl Ether	ND	U	9.5	2.8	1	10/26/05	10/26/05	LWG0503936	
tert-Butyl Ethyl Ether	ND	U	9.5	3.2	1	10/26/05	10/26/05	LWG0503936	
tert-Amyl Methyl Ether	ND	U	9.5	3.2	1	10/26/05	10/26/05	LWG0503936	
1,2-Dibromoethane (EDB)	ND	U	4.8	1.3	1	10/26/05	10/26/05	LWG0503936	
1,2-Dichloroethane (EDC)	ND	U	4.8	1.7	1	10/26/05	10/26/05	LWG0503936	

Surrogate Name	%Rec	Control Limits	Date Analyzed	Note
Dibromofluoromethane	94	69-140	10/26/05	Acceptable
Toluene-d8	108	79-139	10/26/05	Acceptable
4-Bromofluorobenzene	99	68-140	10/26/05	Acceptable

Comments:

COLUMBIA ANALYTICAL SERVICES, INC.

Analytical Results

Client: PW Environmental
 Project: Ballard - Composite/Well Abandonment
 Sample Matrix: Soil

Service Request: L0501917
 Date Collected: NA
 Date Received: NA

Volatile Organic Compounds

Sample Name: Method Blank
 Lab Code: LWG0503936-3

Units: ug/Kg
 Basis: Wet

Extraction Method: EPA 5035
 Analysis Method: 8260B

Level: Low

Analyte Name	Result	Q	PQL	MDL	Dilution Factor	Date Extracted	Date Analyzed	Extraction Lot	Note
Benzene	ND	U	5.0	1.4	1	10/26/05	10/26/05	LWG0503936	
Toluene	ND	U	5.0	1.5	1	10/26/05	10/26/05	LWG0503936	
Ethylbenzene	ND	U	5.0	1.7	1	10/26/05	10/26/05	LWG0503936	
Total Xylenes	ND	U	15	4.8	1	10/26/05	10/26/05	LWG0503936	
Methyl tert-Butyl Ether	ND	U	10	3.1	1	10/26/05	10/26/05	LWG0503936	
tert-Butyl Alcohol	ND	U	50	30	1	10/26/05	10/26/05	LWG0503936	
Diisopropyl Ether	ND	U	10	2.8	1	10/26/05	10/26/05	LWG0503936	
tert-Butyl Ethyl Ether	ND	U	10	3.2	1	10/26/05	10/26/05	LWG0503936	
tert-Amyl Methyl Ether	ND	U	10	3.2	1	10/26/05	10/26/05	LWG0503936	
1,2-Dibromoethane (EDB)	ND	U	5.0	1.3	1	10/26/05	10/26/05	LWG0503936	
1,2-Dichloroethane (EDC)	ND	U	5.0	1.7	1	10/26/05	10/26/05	LWG0503936	

Surrogate Name	%Rec	Control Limits	Date Analyzed	Note
Dibromofluoromethane	90	69-140	10/26/05	Acceptable
Toluene-d8	103	79-139	10/26/05	Acceptable
4-Bromofluorobenzene	90	68-140	10/26/05	Acceptable

Comments:

Client: PW Environmental
Project: Ballard - Composite/Well Abandonment
Sample Matrix: Soil

Service Request: L0501917

Surrogate Recovery Summary
Volatile Organic Compounds

Extraction Method: EPA 5035

Analysis Method: 8260B

Units: PERCENT

Level: Low

<u>Sample Name</u>	<u>Lab Code</u>	<u>Sur1</u>	<u>Sur2</u>	<u>Sur3</u>
SB-1	L0501917-001	94	108	99
Method Blank	LWG0503936-3	90	103	90
Lab Control Sample	LWG0503936-1	98	110	103
Duplicate Lab Control Sample	LWG0503936-2	100	113	96

Surrogate Recovery Control Limits (%)

Sur1 = Dibromofluoromethane	69-140
Sur2 = Toluene-d8	79-139
Sur3 = 4-Bromofluorobenzene	68-140

Results flagged with an asterisk (*) indicate values outside control criteria.

Results flagged with a pound (#) indicate the control criteria is not applicable.

Client: PW Environmental
Project: Ballard - Composite/Well Abandonment
Sample Matrix: Soil

Service Request: L0501917
Date Extracted: 10/26/2005
Date Analyzed: 10/26/2005

Lab Control Spike/Duplicate Lab Control Spike Summary
Volatile Organic Compounds

Extraction Method: EPA 5035
Analysis Method: 8260B

Units: ug/Kg
Basis: Wet
Level: Low
Extraction Lot: LWG0503936

Analyte Name	Lab Control Sample LWG0503936-1 Lab Control Spike			Duplicate Lab Control Sample LWG0503936-2 Duplicate Lab Control Spike			%Rec Limits	RPD	RPD Limit
	Result	Expected	%Rec	Result	Expected	%Rec			
Benzene	18.5	20.0	92	20.8	20.0	104	71-125	12	30
Toluene	17.7	20.0	89	19.4	20.0	97	68-132	9	30
Ethylbenzene	15.7	20.0	78	17.3	20.0	87	67-133	10	30
Total Xylenes	45.6	60.0	76	50.8	60.0	85	67-132	11	30
Methyl tert-Butyl Ether	37.5	40.0	94	42.3	40.0	106	62-133	12	30
tert-Butyl Alcohol	317	400	79	377	400	94	70-135	17	30
Diisopropyl Ether	34.5	40.0	86	38.7	40.0	97	65-130	12	30
tert-Butyl Ethyl Ether	34.0	40.0	85	38.2	40.0	95	65-130	11	30
tert-Amyl Methyl Ether	35.5	40.0	89	40.1	40.0	100	67-136	12	30
1,2-Dibromoethane (EDB)	16.5	20.0	82	18.6	20.0	93	69-135	12	30
1,2-Dichloroethane (EDC)	16.5	20.0	82	18.2	20.0	91	66-133	10	30

Results flagged with an asterisk (*) indicate values outside control criteria.

Percent recoveries and relative percent differences (RPD) are determined by the software using values in the calculation which have not been rounded.

COLUMBIA ANALYTICAL SERVICES, INC.

Client: PW Environmental
Project: Ballard - Composite/Well Abandonment

Service Request: L0501917

Cover Page - Organic Analysis Data Package
Gasoline Range Organics (GRO)

Sample Name	Lab Code	Date Collected	Date Received
SB-1	L0501917-001	10/19/2005	10/26/2005

I certify that this data package is in compliance with the terms and conditions of the contract, both technically and for completeness, for other than the conditions detailed in the case narrative. Release of the data contained in this hardcopy data package and in the computer-readable data submitted on floppy diskette has been authorized by the Laboratory Manager or the Manager's designee, as verified by the following signature.

Signature: Wida AngName: WIDA ANGDate: 10/28/05Title: Organic Manager

COLUMBIA ANALYTICAL SERVICES, INC.

Analytical Results

Client: PW Environmental
Project: Ballard - Composite/Well Abandonment
Sample Matrix: Soil

Service Request: L0501917
Date Collected: 10/19/2005
Date Received: 10/26/2005

Gasoline Range Organics (GRO)

Sample Name: SB-1
Lab Code: L0501917-001
Extraction Method: EPA 5035
Analysis Method: 8015B

Units: mg/Kg
Basis: Wet
Level: Low

Analyte Name	Result Q	PQL	MDL	Dilution Factor	Date Extracted	Date Analyzed	Extraction Lot	Note
Gasoline	0.98	0.097	0.045	1	10/26/05	10/26/05	LWG0503958	

Surrogate Name	%Rec	Control Limits	Date Analyzed	Note
Bromofluorobenzene	128	49-123	10/26/05	Outside Control Limits

Comments:

COLUMBIA ANALYTICAL SERVICES, INC.

Analytical Results

Client: PW Environmental
Project: Ballard - Composite/Well Abandonment
Sample Matrix: Soil

Service Request: L0501917
Date Collected: NA
Date Received: NA

Gasoline Range Organics (GRO)

Sample Name: Method Blank
Lab Code: LWG0503958-3
Extraction Method: EPA 5035
Analysis Method: 8015B

Units: mg/Kg
Basis: Wet
Level: Low

Analyte Name	Result Q	PQL	MDL	Dilution Factor	Date Extracted	Date Analyzed	Extraction Lot	Note
Gasoline	ND U	0.10	0.045	1	10/26/05	10/26/05	LWG0503958	

Surrogate Name	%Rec	Control Limits	Date Analyzed	Note
Bromofluorobenzene	94	49-123	10/26/05	Acceptable

Comments: _____

COLUMBIA ANALYTICAL SERVICES, INC.

QA/QC Report

Client: PW Environmental
Project: Ballard - Composite/Well Abandonment
Sample Matrix: Soil

Service Request: L0501917

Surrogate Recovery Summary
Gasoline Range Organics (GRO)

Extraction Method: EPA 5035
Analysis Method: 8015B

Units: PERCENT
Level: Low

<u>Sample Name</u>	<u>Lab Code</u>	<u>Sur1</u>
SB-1	L0501917-001	128 *
Method Blank	LWG0503958-3	94
Lab Control Sample	LWG0503958-1	105
Duplicate Lab Control Sample	LWG0503958-2	104

Surrogate Recovery Control Limits (%)

Sur1 = Bromofluorobenzene 49-123

Results flagged with an asterisk (*) indicate values outside control criteria.

Results flagged with a pound (#) indicate the control criteria is not applicable.

13

Form 2A - Organic

COLUMBIA ANALYTICAL SERVICES, INC.

QA/QC Report

Client: PW Environmental
Project: Ballard - Composite/Well Abandonment
Sample Matrix: Soil

Service Request: L0501917
Date Extracted: 10/26/2005
Date Analyzed: 10/26/2005

Lab Control Spike/Duplicate Lab Control Spike Summary
Gasoline Range Organics (GRO)

Extraction Method: EPA 5035
Analysis Method: 8015B

Units: mg/Kg
Basis: Wet
Level: Low
Extraction Lot: LWG0503958

Analyte Name	Lab Control Sample LWG0503958-1 Lab Control Spike			Duplicate Lab Control Sample LWG0503958-2 Duplicate Lab Control Spike			%Rec Limits	RPD	RPD Limit
	Result	Expected	%Rec	Result	Expected	%Rec			
Gasoline	0.813	1.00	81	0.787	1.00	79	77-104	3	20

Results flagged with an asterisk (*) indicate values outside control criteria.

Percent recoveries and relative percent differences (RPD) are determined by the software using values in the calculation which have not been rounded.

COLUMBIA ANALYTICAL SERVICES, INC.

Analytical Report

Client: PW Environmental
 Project: Ballard - Composite/Well Abandonment
 Sample Matrix: Soil

Service Request: L0501917
 Date Collected: 10/19/05
 Date Received: 10/26/05

Metals

Sample Name: SB-1
 Lab Code: L0501917-001
 Test Notes:

Units: mg/Kg (ppm)
 Basis: Wet

Analyte	Prep Method	Analysis Method	PQL	MDL	Dilution Factor	Date Digested	Date Analyzed	Result	Result Notes
Antimony, Total	EPA 3050B	6010B	10	3	1	10/31/05	11/03/05	ND	
Arsenic, Total	EPA 3050B	6020	3	0.6	1	10/28/05	11/02/05	3	
Barium, Total	EPA 3050B	6010B	1	0.3	1	10/31/05	11/03/05	40	
Beryllium, Total	EPA 3050B	6010B	0.5	0.05	1	10/31/05	11/03/05	0.29	J
Cadmium, Total	EPA 3050B	6010B	1	0.6	1	10/31/05	11/03/05	ND	
Chromium, Total	EPA 3050B	6010B	2	0.5	1	10/31/05	11/03/05	15	
Cobalt, Total	EPA 3050B	6010B	2	0.5	1	10/31/05	11/03/05	4	
Copper, Total	EPA 3050B	6010B	2	0.3	1	10/31/05	11/03/05	9	
Lead, Total	EPA 3050B	6010B	5	3	1	10/31/05	11/03/05	6	
Mercury, Total	METHOD	7471A	0.05	0.007	1	11/03/05	11/03/05	0.008	J
Molybdenum, Total	EPA 3050B	6010B	10	0.6	1	10/31/05	11/03/05	ND	
Nickel, Total	EPA 3050B	6010B	5	4	1	10/31/05	11/03/05	10	
Selenium, Total	EPA 3050B	6020	3	1	1	10/28/05	11/02/05	ND	
Silver, Total	EPA 3050B	6010B	1	0.6	1	10/31/05	11/03/05	ND	
Thallium, Total	EPA 3050B	6020	0.4	0.04	1	10/28/05	11/02/05	0.1	J
Vanadium, Total	EPA 3050B	6010B	1	0.5	1	10/31/05	11/03/05	19	
Zinc, Total	EPA 3050B	6010B	2	0.3	1	10/31/05	11/03/05	29	

J Estimated concentration. The result is less than the PQL but greater than the MDL.

Approved By:

10/26/05 11:27 AM

Barbara Sluiter

Date:

11/8/05

COLUMBIA ANALYTICAL SERVICES, INC.

Analytical Report

Client: PW Environmental
 Project: Ballard - Composite/Well Abandonment
 Sample Matrix: Soil

Service Request: L0501917
 Date Collected: NA
 Date Received: NA

Metals

Sample Name: Method Blank
 Lab Code: L051028-MB1
 Test Notes:

Units: mg/Kg (ppm)
 Basis: Wet

Analyte	Prep Method	Analysis Method	PQL	MDL	Dilution Factor	Date Digested	Date Analyzed	Result	Result Notes
Antimony, Total	EPA 3050B	6010B	10	3	1	10/31/05	11/02/05	ND	
Arsenic, Total	EPA 3050B	6020	3	0.6	1	10/28/05	11/02/05	ND	
Barium, Total	EPA 3050B	6010B	1	0.3	1	10/31/05	11/02/05	ND	
Beryllium, Total	EPA 3050B	6010B	0.5	0.05	1	10/31/05	11/02/05	ND	
Cadmium, Total	EPA 3050B	6010B	1	0.6	1	10/31/05	11/02/05	ND	
Chromium, Total	EPA 3050B	6010B	2	0.5	1	10/31/05	11/02/05	ND	
Cobalt, Total	EPA 3050B	6010B	2	0.5	1	10/31/05	11/02/05	ND	
Copper, Total	EPA 3050B	6010B	2	0.3	1	10/31/05	11/02/05	ND	
Lead, Total	EPA 3050B	6010B	5	3	1	10/31/05	11/02/05	ND	
Mercury, Total	METHOD	7471A	0.05	0.007	1	11/03/05	11/03/05	ND	
Molybdenum, Total	EPA 3050B	6010B	10	0.6	1	10/31/05	11/02/05	ND	
Nickel, Total	EPA 3050B	6010B	5	4	1	10/31/05	11/02/05	ND	
Selenium, Total	EPA 3050B	6020	3	1	1	10/28/05	11/02/05	ND	
Silver, Total	EPA 3050B	6010B	1	0.6	1	10/31/05	11/02/05	ND	
Thallium, Total	EPA 3050B	6020	0.4	0.04	1	10/28/05	11/02/05	ND	
Vanadium, Total	EPA 3050B	6010B	1	0.5	1	10/31/05	11/02/05	ND	
Zinc, Total	EPA 3050B	6010B	2	0.3	1	10/31/05	11/02/05	0.4	J

J Estimated concentration. The result is less than the PQL but greater than the MDL.

Approved By: Barbara Anton
 10/10/05/13/05/p

Date: 11/8/05

COLUMBIA ANALYTICAL SERVICES, INC.

QA/QC Report

Client: PW Environmental
 Project: Ballard - Composite/Well Abandonment
 Sample Matrix: Soil

Service Request: L0501917
 Date Collected: NA
 Date Received: NA
 Date Digested: 10/31/05
 Date Analyzed: 11/02/05

Matrix Spike/Duplicate Matrix Spike Summary
Metals

Sample Name: Batch QC
 Lab Code: L0501980-001MS L0501980-001DMS
 Test Notes:

Units: mg/Kg (ppm)
 Basis: Wet

Analyte	Prep Method	Analysis Method	PQL	Spike Level		Sample Result	Spike Result		Percent Recovery			CAS Acceptance Limits	Relative Percent Difference	Result Notes
				MS	DMS		MS	DMS	MS	DMS				
Antimony, Total	EPA 3050B	6010B	10	50.0	50.0	ND	ND	ND	NC	NC	75-125	NC	M8	
Barium, Total	EPA 3050B	6010B	1	125	125	107	280	227	138	96	75-125	21	M1A/M1B	
Beryllium, Total	EPA 3050B	6010B	0.5	10.0	10.0	ND	10.1	9.54	101	95	78-106	6		
Cadmium, Total	EPA 3050B	6010B	1	10.0	10.0	ND	9.15	9.56	92	96	75-118	4		
Chromium, Total	EPA 3050B	6010B	2	50.0	50.0	51.0	108	102	114	102	75-125	6		
Cobalt, Total	EPA 3050B	6010B	2	50.0	50.0	10.0	61.8	56.6	104	93	75-125	9		
Copper, Total	EPA 3050B	6010B	2	50.0	50.0	20.8	74.3	68.9	107	96	75-125	8		
Lead, Total	EPA 3050B	6010B	5	50.0	50.0	18.2	72.3	68.1	108	100	75-125	6		
Molybdenum, Total	EPA 3050B	6010B	10	50.0	50.0	ND	44.4	42.9	89	86	75-118	3		
Nickel, Total	EPA 3050B	6010B	5	50.0	50.0	76.8	132	120	110	86	75-125	10		
Silver, Total	EPA 3050B	6010B	1	25.0	25.0	ND	25.1	24.9	100	100	75-110	<1		
Vanadium, Total	EPA 3050B	6010B	1	50.0	50.0	31.3	87.1	79.4	112	96	75-125	9		
Zinc, Total	EPA 3050B	6010B	2	50.0	50.0	55.9	109	94.3	106	77	75-125	14		

M1A MS/DMS outside of acceptance limits. The LCS was acceptable; therefore, data was approved.
 M1B RPD outside of acceptance limits. The LCS was acceptable; therefore, data was approved.
 M8 Outside of acceptance limits. Matrix spike recoveries were Not Detected. The most probable cause of this anomaly is the presence of reducing agents in the sample matrix.

Approved By: Babara Schubert Date: 11/8/05

COLUMBIA ANALYTICAL SERVICES, INC.

QA/QC Report

Client: PW Environmental
Project: Ballard - Composite/Well Abandonment
Sample Matrix: Soil

Service Request: L0501917
Date Collected: NA
Date Received: NA
Date Digested: 10/28/05
Date Analyzed: 11/02/05


 Matrix Spike/Duplicate Matrix Spike Summary
 Metals

Sample Name: Batch QC
Lab Code: L0501949-001MS L0501949-001DMS
Test Notes:

Units: mg/Kg (ppm)
Basis: Wet

Analyte	Prep Method	Analysis Method	PQL	Spike Level		Sample Result	Spike Result		Percent Recovery				Relative Percent Difference	Result Notes
				MS	DMS		MS	DMS	MS	DMS	CAS Acceptance Limits			
Arsenic, Total	EPA 3050B	6020	3	100	100	9.88	71.6	78.0	62	68	46-106		9	
Selenium, Total	EPA 3050B	6020	3	100	100	ND	60.8	63.5	61	64	54-100		4	
Thallium, Total	EPA 3050B	6020	0.4	100	100	ND	92.5	94.1	93	94	62-114		2	

Approved By: _____



Date: 11/8/05

DMS/020597p

COLUMBIA ANALYTICAL SERVICES, INC.

QA/QC Report

Client: PW Environmental
Project: Ballard - Composite/Well Abandonment
Sample Matrix: Soil

Service Request: L0501917
Date Collected: NA
Date Received: NA
Date Digested: 11/03/05
Date Analyzed: 11/03/05

Matrix Spike/Duplicate Matrix Spike Summary
Metals

Sample Name: Batch QC
Lab Code: L0501936-001MS L0501936-001DMS
Test Notes:

Units: mg/Kg (ppm)
Basis: Wet

Analyte	Prep Method	Analysis Method	PQL	Spike Level		Sample Result	Spike Result		Percent Recovery		CAS Acceptance Limits	Relative Percent Difference	Result Notes
				MS	DMS		MS	DMS	MS	DMS			
Mercury, Total	METHOD	7471A	0.05	0.500	0.500	ND	0.509	0.499	102	100	64-134	2	

Approved By: _____

DMS/020597p

Date: _____

COLUMBIA ANALYTICAL SERVICES, INC.

QA/QC Report

Client: PW Environmental
 Project: Ballard - Composite/Well Abandonment
 LCS Matrix: Soil

Service Request: L0501917
 Date Collected: NA
 Date Received: NA
 Date Digested: 10/28-11/03/05
 Date Analyzed: 11/02-03/05

Laboratory Control Sample Summary
 Metals

Sample Name: Lab Control Sample
 Lab Code: L051028-LCS1
 Test Notes:

Units: mg/Kg (ppm)
 Basis: Wet

Analyte	Prep Method	Analysis Method	True Value	Result	Percent Recovery	CAS	Result Notes
						Percent Recovery Acceptance Limits	
Antimony, Total	EPA 3050B	6010B	50.0	47.9	96	78-108	
Arsenic, Total	EPA 3050B	6020	100	75.4	75	70-102	
Barium, Total	EPA 3050B	6010B	125	128	102	82-111	
Beryllium, Total	EPA 3050B	6010B	10.0	9.78	98	79-100	
Cadmium, Total	EPA 3050B	6010B	10.0	9.89	99	80-105	
Chromium, Total	EPA 3050B	6010B	50.0	50.3	101	87-105	
Cobalt, Total	EPA 3050B	6010B	50.0	51.4	103	88-106	
Copper, Total	EPA 3050B	6010B	50.0	51.7	103	80-111	
Lead, Total	EPA 3050B	6010B	50.0	48.3	97	85-108	
Mercury, Total	METHOD	7471A	0.500	0.427	85	81-119	
Molybdenum, Total	EPA 3050B	6010B	50.0	49.7	99	85-107	
Nickel, Total	EPA 3050B	6010B	50.0	52.0	104	87-110	
Selenium, Total	EPA 3050B	6020	100	71.9	72	69-102	
Silver, Total	EPA 3050B	6010B	25.0	27.1	108	83-110	
Thallium, Total	EPA 3050B	6020	100	98.3	98	76-108	
Vanadium, Total	EPA 3050B	6010B	50.0	49.8	100	84-102	
Zinc, Total	EPA 3050B	6010B	50.0	50.8	102	85-105	

Approved By: _____



Date: _____

11/8/05

LCS/020597p

SAMPLE RECEIPT FORM

Service Request No: L050 1917 Client: PW ENV

Sample(s) delivered by: Client CAS Emp ✓ After Hours DHL

Golden State Overnight Fed X UPS Other Courier

Chain of Custody filled out accurately? Yes ✓ No (See Comments)

Appropriate sample volume and containers? Yes ✓ No (See Comments)

Sufficient labeling on container(s)? Yes ✓ No (See Comments)

Container(s) supplied by CAS? Yes No ✓ (See Comments)

Custody seal(s) intact? N/A ✓ Yes No (See Comments)

Trip Blank(s) received Yes No ✓

If Trip Blank was supplied by CAS, record serial # -TB-

Temperature of sample(s)/cooler 3 °C Temp Blank? Y 6 or N (Circle One)

Voa's Marked Preserved? Yes No Filled Properly? Yes No (See Comments)

Preserved Bottles Requiring pH check(s)? Yes Appropriate Preservation? Yes No

RUSH Turn around time? Yes Notified Date & Time

Short Hold-Time Analysis (check all that apply)

ASAP	Res Cl <u> </u>	D.O <u> </u>	Flash <u> </u>	Diss S2- <u> </u>	Ferrous Fe <u> </u>
24HR	pH <u> </u>	Odor <u> </u>	Cr+6 <u> </u>		
48HR	BOD <u> </u>	Color <u> </u>	MBAS <u> </u>	Nitrate <u> </u>	
	Nitrite <u> </u>	O-PO4 <u> </u>	Sett Sol <u> </u>	Turbidity <u> </u>	
72HR	Vapors <u> </u>				

Notified Date & Time

Container(s) received and their preservative(s):

- 1 = 2-SOIL SLEEVE
1-4oz Jar

Comments

LK 10/26/05 0820 W. B. B. B.

TPS Technologies Soil Recycling

Non-Hazardous Soils

Date of Shipment:	Responsible for Payment: Transporter	Transporter Truck #:	Facility #: A07	Given by TPS: 25999	Load #: 0 0 1
-------------------	--	----------------------	---------------------------	-------------------------------	-------------------------

DON RIOS 158 PASCUAL AVENUE VENTURA, CA 93004	Generator's Phone #: (805) 647-6013	Generator's US EPA ID No.:
	Person to Contact: DON RIOS	
	FAX#: N/A	Customer Account Number with TPS: N/A

PW ENVIRONMENTAL 230 DOVE COURT SANTA PAULA, CA 93060	Consultant's Phone #: (805) 525-5563	
	Person to Contact: JON REBER	
	FAX#:	Customer Account Number with TPS: 7PWENV

BALLARD PROPERTIES 1210 LOS ANGELES AVENUE SATICOY, CA 93004	Site Phone #: (805) 647-7629	BTEX Levels
	Person to Contact: DON RIOS	TPH Levels
	FAX#: N/A	AVG. Levels

TPS TECHNOLOGIES 12328 HIBISCUS ADELANTO, CA 92301	Facility Phone #: (800) 862-8001	Facility Permit Numbers
	Person to Contact: DELLENA JEFFREY	
	FAX#: (760) 248-8004	

TAYLOR'S TRUCKING & CRANE PO BOX 687 OAKVIEW, CA 93022	Transporter's Phone #: (805) 648-4878	Transporter's US EPA ID No.:
	Person to Contact:	Transporter's DOT No.:
	FAX#:	Customer Account Number with TPS: 7005006

Description of Soil	Moisture Content	Contaminated by:	Approx. Qty:	Description of Delivery	Gross Weight	Tare Weight	Net Weight
Sand <input type="checkbox"/> Organic <input type="checkbox"/> Clay <input type="checkbox"/> Other <input type="checkbox"/>	0 - 10% <input type="checkbox"/> 10 - 20% <input type="checkbox"/> 20% - over <input type="checkbox"/>	Gas <input type="checkbox"/> Diesel <input type="checkbox"/> Other <input type="checkbox"/>	6 yd.	SOIL	32180	25920	6260
Sand <input type="checkbox"/> Organic <input type="checkbox"/> Clay <input type="checkbox"/> Other <input type="checkbox"/>	0 - 10% <input type="checkbox"/> 10 - 20% <input type="checkbox"/> 20% - over <input type="checkbox"/>	Gas <input type="checkbox"/> Diesel <input type="checkbox"/> Other <input type="checkbox"/>					3.13

List any exception to items listed above: **29457**

Generator's and/or consultant's certification: I/We certify that the soil referenced herein is taken ~~entirely~~ from those soils described in the Soil Data Sheet completed and certified by me/us for the Generation Site shown above and nothing has been added or done to such soil that would alter it in any way.

Print or Type Name:	Generator <input type="checkbox"/> Consultant <input type="checkbox"/>	Signature and date:	Month Day Year
DON RIOS		<i>Don Rios</i>	1 / 13 / 06

Transporter's certification: I/We acknowledge receipt of the soil described above and certify that such soil is being delivered in exactly the same condition as when received. I/We further certify that this soil is being directly transported from the Generation Site to the Designated Facility without off-loading, adding to, subtracting from or in any way delaying delivery to such site.

Print or Type Name:	Signature and date:	Month Day Year
Leutheimar	<i>Leutheimar</i>	1 / 13 / 06

Discrepancies:

Recycling Facility certifies the receipt of the soil covered by this manifest except as noted above:

Print or Type Name:	Signature and date:
	<i>[Signature]</i>